



Drinking Establishment in DH9

Catchgate, Catchgate, Stanley, Durham,
DH9 8LB

£100,000 Starting Bid

Allocated parking

Property features

✓ Sold as seen

Description

FOR SALE VIA AUCTION: terms and conditions apply.

An exciting development opportunity in the heart of Catchgate, Stanley, offering huge potential for investors, developers, or business owners looking to create something special for the local community.

Formerly operating as The Smith Arms, this substantial property occupies a prominent position and offers versatile accommodation across two floors. The ground floor was previously used as a public house and has unfortunately suffered fire damage, requiring full refurbishment throughout. However, for those with vision and imagination, this presents an excellent opportunity to restore and transform the space into a thriving commercial or mixed-use premises.

To the first floor are multiple rooms which were previously rented out, offering further scope for redevelopment or reinstatement subject to the necessary works and consents. The property has also benefited from a previous extension, creating additional space and flexibility for a variety of future uses.

Subject to the relevant planning permissions, the building could lend itself to numerous possibilities including hospitality, residential conversion, supported accommodation, offices, retail space, community use, or other commercial ventures.

Properties with this level of potential rarely come to market, and early viewing is highly recommended to fully appreciate the scale of opportunity on offer

Price: Starting Bid £100,000

Property Type: Drinking Establishment

Business Type: B & B's

Parking: Allocated

Location



Accommodation



Tenure

Freehold. Title number DU163101 & DU330368.

EPC

Available upon request (rating C).

Additional Information

For further information please contact our office directly on 0191 737 1154, or alternatively via email on commercial.ne@pattinson.co.uk. With regards to viewing subject property, this is to be done strictly by appointment.



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or misstatement. Sizes of items such as bedrooms are for representation only and may not look like the real items. Check with Trade Survey 302.

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Contact your local branch today for more information on this property:

11 Millington Road, Hayes, Middlesex, UB3 4AZ, Tel: 0800 500 3196, www.adanestates.co.uk

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